

City of Alexandria, VA City FY 2007 Action Plan

Introduction

The City of Alexandria's One-Year Action Plan, for the period July 1, 2006 to June 30, 2007, represents its annual update of the City's FY 2006-2010 Consolidated Plan for Housing and Community Development (approved by City Council on May 14, 2005). The Action Plan describes activities to be undertaken to promote Consolidated Plan goals during the second year of the current Consolidated Plan period as required by the U.S. Department of Housing and Urban Development (HUD), and as a condition of receiving funding under certain federal programs.

■ *Action Plan Report Format*

The One-Year Action Plan consists of the following sections:

- ▶ Section I, "Housing Programs and Services to be Undertaken During City FY 2007" identifies the City's priorities for City FY 2007 with respect to housing-related activities for renters, homeowners, homebuyers, homeless persons and persons with special needs; describes the pertinent programs and services to be provided in the Alexandria community during the City FY 2007 Action Plan period; and provides an estimate of federal, state, local and private resources expected to be available and committed during that time.
- ▶ Section II, "Non-Housing Community Development Programs and Services," describes pertinent community and economic development programs and services to be undertaken by the City during the City FY 2007 Action Plan period.
- ▶ Section III, "Other Activities to be Undertaken," describes the City's actions to address issues of particular interest to HUD, including poverty, barriers to affordable housing, fair housing, the effects of lead-based paint and the coordination of services between public and private agencies providing housing and social services to low- and moderate-income persons.
- ▶ Appendix I serves as the City's application for Community Development Block Grant (CDBG) and Home Investment Partnerships (HOME) Program funds, and sets forth the City's proposed uses for \$1,284,295 in Federal FY 2006 CDBG funds and \$824,947 in new HOME Program funding.
- ▶ APPENDIX II includes maps of the City which identify the general locations of public and assisted housing developments, emergency shelters and special-needs housing facilities.

Action Plan Development Process

Citizen Participation Plan - The purpose of the City's HUD- required Citizen Participation Plan, developed in 1995, is to ensure that Alexandria residents, particularly low-income persons have an understanding of their role in the development, implementation and assessment of housing and community development activities, and participate in the formulation of the Consolidated Plan, annual Action Plans, program amendments and the annual Consolidated Annual Performance and Evaluation Report (CAPER).

In order to disseminate information on the annual Action Plan's housing and community development activities, the Office of Housing maintains a list of interested parties (primarily consisting of organizations whose membership or clientele may be affected by the Consolidated Plan and/or CDBG- and HOME-funded activities), and provides them with the amount of funds anticipated to be or actually available to the City along with a description of the activities to be or have been undertaken with federal, state and local funds during the time period. The list includes:

- ▶ City Boards and Commissions with an interest in housing issues or any of the special populations whose housing needs are addressed in the Consolidated Plan; homeless shelter operators and service providers;
- ▶ Non-profit organizations that provide housing or housing-related services;
- ▶ Civic associations and other local organizations active in former CDBG target areas;
- ▶ City-wide and Potomac West area business and economic development organizations;
- ▶ Alexandria-based organizations representing or serving very low- and low-income persons throughout the City, or expressly concerned with addressing the housing and community development needs of such persons; and
- ▶ Other organizations and individuals who have requested to be included on the list.

As required by HUD, the City provides a 30-day comment period for citizen to be received on the draft Action Plan, and conducts two public hearings: one in the fall (held by staff) to obtain input on current housing and community development needs, and on in the spring before the Alexandria City Council to obtain citizen input prior to the plan's finalization and submission to HUD. Notices of the draft Action Plan, public hearings and 30-day comment period are published in three newspapers with general circulation in the City, including one Spanish-language paper, and the draft plan is made available for public review at Alexandria libraries and at the Office of Housing.

If the City anticipates that a significant number of non-English-speaking residents can be reasonably expected to attend a public hearing, translation services will be made available. Public hearings are held in City facilities that are fully accessible to persons with mobility impairments, and requests from persons with other special needs, such as sign language interpreting, are accommodated whenever possible with advance notice.

Coordination with Public and Private Entities - The Office of Housing is the lead agency in the development of the City's Consolidated Plan, Action Plans and CAPER, and obtains information on programs and services from a variety of other public and private entities in Alexandria. Staff of

the Office of Housing would like to express appreciation to the following entities who contributed information and input into the development of the City FY 2007 Action Plan:

- ▶ the Alexandria Economic Development Partnership;
- ▶ the Alexandria Health Department;
- ▶ the Alexandria Redevelopment and Housing Authority;
- ▶ the Code Enforcement Bureau;
- ▶ the Department of Finance;
- ▶ the Department of Human Services;
- ▶ the Department of Mental Health, Mental Retardation and Substance Abuse;
- ▶ the Department of Planning and Zoning;
- ▶ the Department of Recreation, Parks and Cultural Activities;
- ▶ the Department of Transportation and Environmental Services; and
- ▶ the Homeless Services Coordinating Committee.

Priority Levels and Strategies

As part of the Consolidated Plan, HUD requires that priority levels be assigned to housing and homeless services activities and needs groups according to HUD-established definitions. The priority levels assigned by the City in its FY 2006-2010 Consolidated Plan to the different housing and homeless services activities and needs groups are identified in Appendix III.

CDBG/HOME and Areas of Minority Concentration

Unless otherwise indicated below, the geographic area to be served by programs supported with CDBG and HOME funds during City FY 2007 will be the entire City of Alexandria, which includes areas of minority concentration. While CDBG and HOME-funded programs are not specifically targeted on a geographic basis according to minority concentration, minorities have always constituted the majority of the beneficiaries of activities supported with such monies. As indicated in the most recent Consolidated Annual Performance and Evaluation Report (CAPER), minorities constituted 83% of the City's CDBG and HOME beneficiaries for the program year ending June 30, 2005. Staff anticipates that minority persons or households will continue to constitute the majority of CDBG and HOME program beneficiaries during City FY 2007.

Income Limits for CDBG and HOME-Funded Activities

The income limits for the CDBG and HOME programs are the HUD-established low-income limits for the Section 8 Program, which for a family of four are set at the national median income (currently \$59,600). For CDBG and HOME purposes, these limits are designated as the "moderate" income limits. The current income limits in each HUD category (i.e., extremely low income, low income and moderate income, etc.) are provided in the Table A, which follows. Beneficiaries of programs and services funded through the CDBG and HOME programs must meet these income limits as updated by HUD each year.

TABLE A

2005 HUD Income Limits (Effective March 8, 2006)								
Income Category	Number of Persons							
	1	2	3	4	5	6	7	8
Extremely Low (HUD-adjusted 30% of median)	\$18,950	\$21,700	\$24,400	\$27,100	\$29,250	\$31,450	\$33,600	\$35,750
Low (Section 8 very low income limits; HUD-adjusted 50% of median)	\$31,600	\$36,100	\$40,650	\$45,150	\$48,750	\$52,350	\$56,000	\$59,600
Moderate (Section 8 low income limits) ¹	\$41,700	\$47,700	\$53,650	\$59,600	\$64,350	\$69,150	\$3,900	\$78,650
Middle (HUD Section 235 income limits)	\$49,550	\$56,650	\$63,700	\$70,800	\$76,450	\$82,150	\$87,800	\$93,450

***2006 Median Family Income, Washington, D.C. Metropolitan Statistical Area (MSA): \$90,300**

CPD Outcome Performance Measurement System

HUD now requires outcome performance measurement system for the Community Development Block Grant (CDBG) Program, HOME investment Partnerships Program (HOME), Emergency Shelter Grants (ESG), and the Housing Opportunities for Persons with AIDS Program (HOPWA) to help grantees better demonstrate program results at the national level, and inform their citizens and other stakeholders about the many positive outcomes of the investments made in their communities using federal, state and local resources.

The performance measurements have been incorporated in the FY 07 Annual Action Plan and will include both an objective category (Creating Suitable Living Environments, Providing Decent Affordable Housing, and Creating Economic Opportunities) and an outcome category (Accessibility/Availability, Affordability and Sustainability).

Grantees will report the required performance measurements data to HUD through an Integrated Disbursement Information System (IDIS, HUD's online reporting system), as well as the annual Consolidated Annual Performance and Evaluation Report (CAPER).

¹ Moderate-income limits are capped at the national median income, which is currently \$59,600 for a family of four. HUD gave jurisdictions in the Washington Metropolitan area the option of increasing the eligibility limits for the CDBG and HOME programs to 80% of area median for a family of four. The City has chosen not to exercise this option in order to continue to target these programs to the households with the greatest need.